



# CREATIVE OFFICE/STUDIO SPACE FOR LEASE



**3402 MOTOR AVENUE, SUITE C, LOS ANGELES, CA 90034**

**SIZE:** Approximately 1,850 square feet

**RATE:** \$5,100 per month, MG  
(Net of electrical & janitorial)

**PARKING:** 4 parking spaces available  
at \$85 per space per month

**TERM:** Negotiable

**AVAILABLE:** Immediately

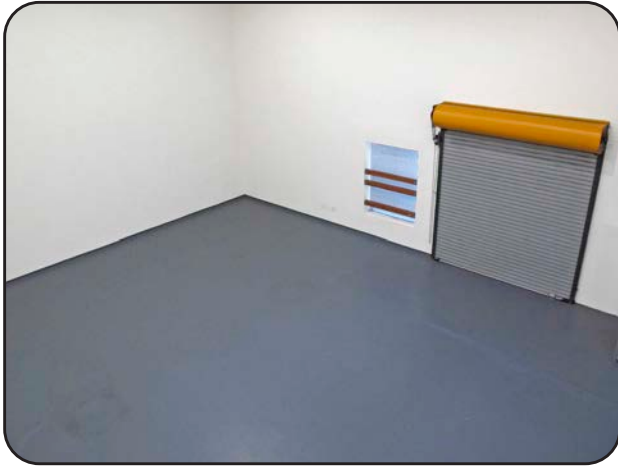
**ARTHUR PETER**  
310.395.2663 x101  
ARTHUR@PARCOMMERCIAL.COM  
Lic# 01068613

**RAFAEL PADILLA**  
310.395.2663 x102  
RAFAEL@PARCOMMERCIAL.COM  
Lic# 00960188

- Ideal space for acting studio, casting agency, photo studio, private fitness studio and creative office tenants
- Free security alarm included
- Within walking distance of the Metro line and numerous amenities
- Enormous open studio area with 20+ foot ceilings with a 2nd floor office & work area overlooking studio, kitchenette, private bathroom and storage rooms
- Studio has roll-up door
- Abundant natural light via skylights

1250 6th St., #303, Santa Monica, CA 90401 • 310.395.2663 • [www.parcommercial.com](http://www.parcommercial.com)

# PROPERTY PHOTOS



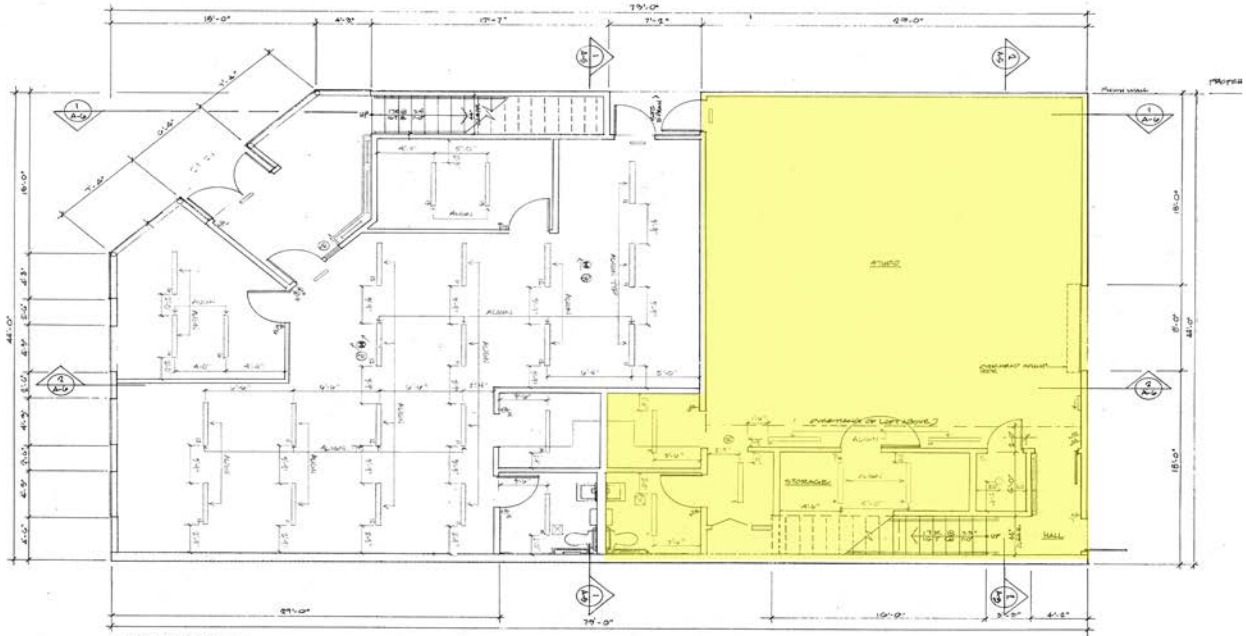
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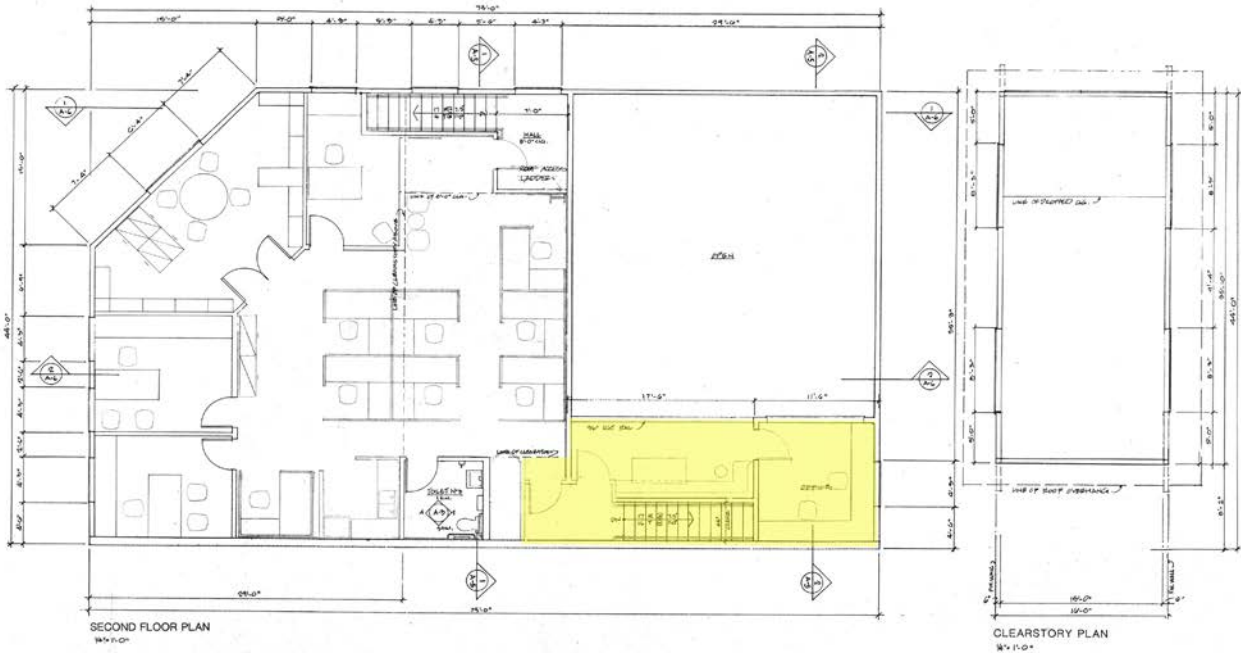


# FLOOR PLANS

## 1ST FLOOR



## 2ND FLOOR



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